

# \$ - 143-147 West Street Unit# Main, Brantford

MLS® #40737810

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0 Bedroom, 0.00 Bathroom, 2,899 sqft  
Hospitality on 0.00 Acres

2043 - Downtown Core, Brantford, Ontario

Welcome to 145 West Street! This solid 2,899 sq ft commercial building on 9,073.96 sq/ft of land. It was used as Moose Lodge hall. Its current building rests on 2 lots and the 3rd is being used as a space for parking. The 2,899 sq ft main level was being used as a hall with a kitchen & Bar and 3 bathrooms with a maximum occupancy allowance of 195 people, ceiling is 14 feet maximum heights .

Everything you need to step in and open an exclusive member club or rent as an event hall, or both! The possibilities are endless with C8-19, C8-90 zoning allowing many potential uses! In addition, New Roof. New Ceiling tiles on both floor. New paved 10 parking lot for customers and separated driveway parking for 3 employees, as well as plenty of street parking. This property has an amazing location close to the VIA train station, Laurier university, Conestoga College, City Hall and public transportation. There is an additional 2,899 sq ft on the lower level equipped with a bar, walk-in cooler, 2 bathrooms and plenty of open space, with a maximum occupancy allowance of 100 people. 9 feet maximum Ceiling heights is also available for lease at \$8/sqft (MLS#:40735446). (id:6289)



## Essential Information

Listing #	40737810
Bathrooms	0.00

Square Footage 2,899  
Acres 0.00  
Type Hospitality  
Sub-Type Freehold

### Community Information

Address 143-147 West Street Unit# Main  
Subdivision 2043 - Downtown Core  
City Brantford  
Province Ontario  
Postal Code N3T3G4

### Amenities

Amenities Airport, Hospital, Schools  
Utilities Electricity, Natural Gas, Telephone  
Features Visual exposure, Paved driveway  
Parking Spaces 13

### Interior

# of Stories 2

### Exterior

Exterior Brick  
Foundation Poured Concrete

### Listing Details

Listing Office Royal LePage Brant Realty



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